

RESOLUTION OF BOSTON REDEVELOPMENT AUTHORITY
CENTRAL BUSINESS DISTRICT URBAN RENEWAL AREA
PROJECT NO. MASS. R-82

WHEREAS the Boston Redevelopment Authority on October 14, 1965 adopted a Resolution containing determinations and findings relative to the condition of the Central Business District Urban Renewal Area and Subareas and Acquisition Areas located therein; and

WHEREAS on the same date the Authority approved Land Use and Building Requirements for disposition parcels within the said areas;

NOW THEREFORE BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That the Secretary of the Authority be, and he hereby is, authorized and directed to publish in the City Record a notice of the determinations with respect to the Central Business District Urban Renewal Area and certain portions thereof duly adopted by the Authority at its meeting on October 14, 1965, in the form attached hereto, a copy of which was submitted to this meeting and is hereby ordered made a part of the records of this meeting;
2. That the Chairman of the Authority be, and he hereby is, authorized and directed to submit to the Division of Urban Renewal within the Department of Commerce and Development of The Commonwealth of Massachusetts the Early Land Program

of the Central Business District Urban Renewal Project, including the Authority's early land acquisition proposals therefor and the Land Use and Building Requirements for disposition parcels adopted by the Authority on October 14, 1965, and to request the consent thereto of the said Division in accordance with section 26P of Chapter 121 of the General Laws (Ter. Ed.); and

3. That the said Land Use and Building Requirements are based on a local survey and conform to the general and comprehensive plan of the locality as a whole.

NOTICE

BOSTON REDEVELOPMENT AUTHORITY

CENTRAL BUSINESS DISTRICT URBAN RENEWAL AREA

Notice is hereby given, in accordance with section 26P of chapter 121 of the General Laws (Ter. Ed.), as amended, and other applicable provisions of law, that the Boston Redevelopment Authority, at its meeting duly held on October 14, 1965, acting under and pursuant to its powers under the provisions of chapter 121 and any other powers thereunto enabling, adopted a Resolution wherein it determined and found, among other things, as follows:

(1) That the Project Area (the Central Business District Urban Renewal Project Area described in the Exhibit "A" annexed hereto and made part hereof) is a decadent area in that it is an area which is detrimental to safety, health, morals, welfare and sound growth of the Boston community because of the existence of buildings which are out of repair, physically deteriorated, obsolete and in need of major maintenance and repair, and because buildings have been torn down and not replaced and, under existing conditions, it is improbable that the buildings will be replaced, and because of a substantial change in business and economic conditions, and because of inadequate light, air and open space and because of excessive land coverage, and because diversity of ownership, irregular lot sizes and obsolete street patterns make it improbable that the area will be redeveloped by the ordinary operations of private enterprise;

(2) That the Project Area is a blighted, deteriorated, and deteriorating area;

(3) That each of the Subareas described in the said Resolution and each of the Acquisition areas (described in the Exhibit "B" annexed hereto and made part hereof) is a decadent area in that it is an area which is detrimental to safety, health, morals, welfare and sound growth of the Boston community because of the existence of buildings which are out of repair, physically deteriorated, obsolete and in need of major maintenance and repair, and because of a substantial change in businesses and economic conditions, and because of inadequate light, air and open space, and because of excessive land coverage, and because of one or more of (a) a substantial change in business and economic conditions, (b) that buildings have been torn down and not replaced and, under existing conditions, it is improbable that the buildings will be replaced, and (c) that diversity of ownership, irregular lot sizes and obsolete street patterns make it improbable that the areas will be redeveloped by the ordinary operations of private enterprise;

(4) That each of the Subareas and each of the Acquisition Areas is a blighted, deteriorated, and deteriorating area; and

(5) That the Authority is preparing a land assembly and redevelopment plan or an urban renewal plan for the Project Area, which plan will include action with respect to each of the Subareas and each of the Acquisition Areas.

BOSTON REDEVELOPMENT AUTHORITY

Kane Simonian,
Secretary

EXHIBIT "A"

The Central Business District Urban Renewal Area is described as follows:

Beginning at the intersection of the easterly sideline of Summer Street and the Center line of Atlantic Avenue;

Thence running northeasterly along the center line of Atlantic Avenue to a point of intersection with the center line of Congress Street;

Thence turning and running in a northwesterly direction along the center line of Congress Street to a point of intersection with the extended southerly sideline of State Street;

Thence turning and running in a westerly direction along the southerly sideline of State Street to the southeast corner of the Old State House;

Thence turning and running in a northerly direction along the easterly property line of said Old State House to the northeast corner of said property;

Thence turning and running in a westerly direction along the northerly property line of said Old State House to a point of intersection of said property line extended with the southerly sideline of Court Street;

Thence running in a westerly direction along the southerly sideline of Court Street to a point of intersection of said sideline with the extended easterly property line of City Hall Annex;

Thence turning and running in a southwesterly direction along said property line to a point of intersection of said property line extended with the northerly property line of City Hall;

Thence turning and running in westerly direction along said property line to the westerly property line of City Hall;

Thence turning and running along said property line to a point of intersection of said property line with the northerly sideline of School Street;

Thence turning in a westerly direction along said sideline to a point of intersection of said sideline with the westerly sideline of Tremont Street;

Thence turning and running in a generally southerly direction along said sideline to a point of intersection of said sideline with the extended southwesterly property line of 150 Tremont Street;

Thence turning and running in a southeasterly direction along said property line and the southwesterly property line of 7 Mason Street to a point of intersection of said property lines with the westerly sideline of Mason Street;

Thence turning and running in a southwesterly direction along said sideline to a point of intersection of said sideline with the extended southerly property line of 162 Tremont Street;

Thence turning and running in a northwesterly direction along said property line to a point of intersection of said property line extended with the westerly sideline of Tremont Street;

Thence turning and running in a generally southerly direction along said sideline to a point of intersection of said sideline with the northerly sideline of Boylston Street;

Thence turning and running in a generally westerly direction along said sideline to a point of intersection of said sideline with the westerly sideline of Arlington Street;

Thence turning and running in a generally southerly direction along said sideline to a point of intersection of said sideline with the center line of Stuart Street;

Thence turning and running in a generally easterly direction along the center line of Stuart and Kneeland Streets to a point of intersection of said center line with the extended westerly property line of The Boston Terminal Corporation.

Thence turning and running in a generally southerly and then westerly direction along said property line and the extended southerly property line of The Boston Terminal Corporation to a point of intersection of said property lines with the easterly sideline of the Service Road of the John F. Fitzgerald Expressway;

Thence turning and running in a southerly direction along said sideline to a point of intersection of said sideline with the northerly sideline of the Broadway Bridge;

Thence turning and running in a generally southeasterly direction along said sideline to a point of intersection of said sideline with the approximate bulkhead line on the southerly side of the Fort Point Channel;

Thence turning and running in a generally easterly or northeasterly direction along said bulkhead line to a point of intersection of said bulkhead line with the easterly sideline of Summer Street;

Thence turning and running in a northwesterly direction along said sideline to a point of intersection of said sideline with the center line of Atlantic Avenue, which is the point and place of beginning.

EXHIBIT "B"

The Parts of the Central Business District Urban Renewal Area for which early land activities are proposed are identified as follows (based on City Assessor's Records):

- I. Corner of School and Washington Streets: 18-22 School Street; 10-14 School Street; 2-8 School Street; 289-293 Washington Street; 295-311 Washington Street.
- II. Part of Block Bounded by Franklin, Washington, Hawley and Milk Streets: 2-4 Franklin Street; 376-378 Washington Street; 372-374 Washington Street; 368-370 Washington Street; 364-366 Washington Street; 358-362 Washington Street; 352-356 Washington Street; 348-350 Washington Street; 342-344 Washington Street; 23-25 Hawley Street; 31-33 Hawley Street; Vacant lot between 33 and 35 Hawley Street; 30-32 Franklin Street; 26 Franklin Street; 14-20 Franklin Street.
- III. Part of Block Bounded by Hawley, Milk and Arch Streets and Hawley Place: Vacant lot between 40 and 42 Hawley Street; 36-40 Hawley Street; 28-34 Hawley Street; 24-26 Hawley Street; 20-22 Hawley Street; 25-29 Arch Street; 35-39 Arch Street; 41-45 Arch Street.
- IV. Entire Block Bounded by Washington and Bedford Streets, Harrison Avenue Extension and Norfolk Place: 518 Washington Street.
- V. Corner of Boylston and Washington Streets: 635-637 Washington Street; 641 Washington Street; 5-13 Boylston Street; 17-21 Boylston Street.
- VI. Entire Block Bounded by Eliot, Carver and Stuart Streets and Broadway: 50-52 Eliot Street; Vacant Lot.
- VII. Property known as South Station: Summer Street and Atlantic Avenue.